

The Liberty

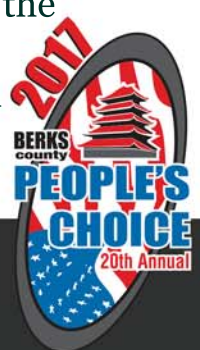


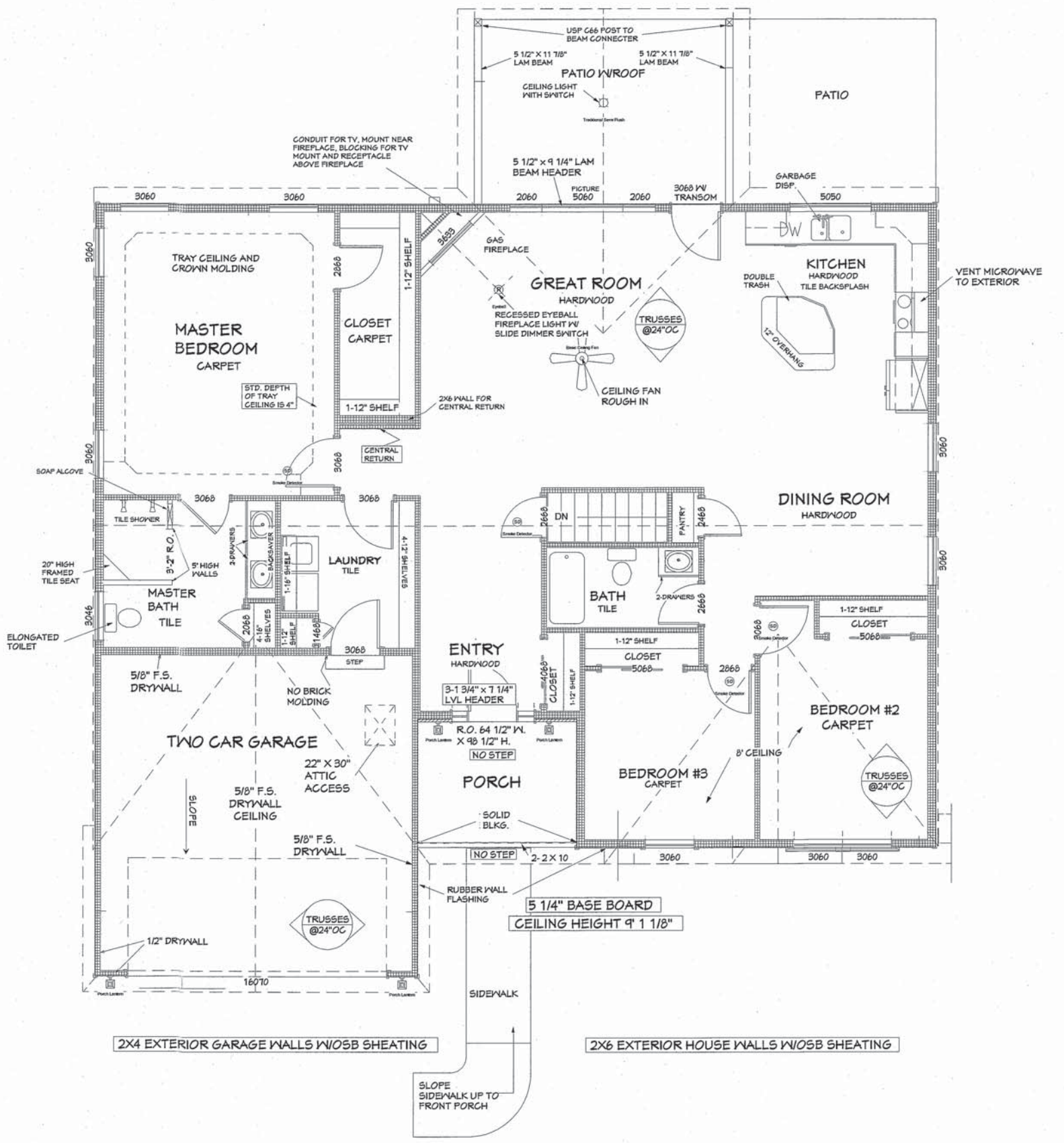
First Floor Master | 9ft First Floor Ceiling Package
Bed: 3 | Bath: 2 | Garage: 2 | Total Living Area: 1752 sq. ft.

This home is located on a cul-de-sac in our Ashley Run Community and is part of the Governor Mifflin School district. The house is 1752 square feet with 3 bedrooms, two bathrooms, a living and dining room, a two-car garage, and a full basement. The house has hardwood floors throughout the main area, tile flooring in the bathrooms, tile shower in the master bathroom, granite countertops in the kitchen with a stainless under mount sink, backsplash in the kitchen and custom cabinetry throughout.

Greth Homes SINCE 1973 SM

\$334,900





2X4 EXTERIOR GARAGE WALLS W/O/S/B SHEATHING

2X6 EXTERIOR HOUSE WALLS W/O/S/B SHEATHING

SLOPE SIDEWALK UP TO FRONT PORCH



Address: 3 Jana Court

Community: Ashley Run

Lot #: AR6

Model: Liberty

DESCRIPTION
STRUCTURAL OPTIONS
9' ceiling throughout first floor of home in lieu of vault (Includes 42" high kitchen wall cabinets, 5 ¼" high baseboard, 6' high windows, transom over front door, pendant light fixtures in kitchen & wood panel at refrigerator with the cabinet above pulled forward)
Switch kitchen and dining room layout
Front entry garage (Including Carriage style garage doors)
INTERIOR OPTIONS
Custom Paint Package Includes interior walls to be painted SW7653 Silverpointe, trim to be One Coat White semi-gloss and ceiling to be One Coat White in flat paint
Add wall to wall shelving in laundry room
Crown Molding throughout main area of home
Move Fireplace to corner
Conduit for TV mount near fireplace wall, install TV mount for customer, includes receptacle above fireplace
Picture handle with dead bold, with kick plate
Upgraded fireplace surround
All interior doors to be Avalon
Interior doors as wide as possible (Up to 3' wide)
EXTERIOR OPTONS
Front door to be S8200 with S8601SL sidelights
12x28 Concrete patio with frost walls and 12x16 roof above
4 ft wide front service walk in lieu of standard and front porch at front threshold height
Add pent roofs with shake style siding and masonry per exterior plan
WINDOW OPTIONS
5050 window over kitchen sink in lieu of standard window
15 light man door with transom above in lieu of sliding door
5060 picture window in great room
(2) single hung vinyl window (finished area with sill, apron & paint) in dining room
ELECTRICAL OPTIONS
Master bathroom light to be (2)4440403-05 (installed globes facing down) and main bathroom vanity light to be 4440403-05 (installed globes facing down), (3) LL-P429-BN Pendants to be installed over the island, (1) LL-P429-BN to be installed over kitchen sink, LL-C135-BN to be installed in dining room

(1) Garage door opener and (1) keyless entry
Seagull Ambiance under cabinet lights with side dimmer
2 recessed lights in Foyer in lieu of standard
3 recessed lights in Kitchen with 1 dimmer switch and 1 standard switch
Recessed light in rear/garage hall in lieu of standard close to ceiling
Recessed light in bedroom hall in lieu of standard close to ceiling
4 recessed lights in master bedroom with slide dimmer switch in lieu of standard close to ceiling light (Ceiling fan rough in to remain)
4 recessed lights in Great Room with 1 dimmer switch and 1 standard switch
Future ceiling fan rough in only in Great Room (Includes (2) standard switches (1 for fan and 1 for light kit) & reinforced box)
PLUMBING/BATH OPTIONS
Master and main bathroom faucet to be 2551-MPU-DST, (2) 36" grab bar/towel bars in master bath and main bath to be 41936, (1) 36" grab bar/towel bars in main bath to be 41936, Main bath shower/tub combo to be T14452, master bath shower faucets to be (1) T14252 and (1) T17264-I, toilet paper holder in main bath and master bath to be 75150
Elongated toilet in master bathroom
Rough-in for full bath under concrete in basement
5x4 Tile shower in master bathroom with dual heads and controls, recessed shower light, alcove and framed corner seat, and no step. Includes Epoxy grout
KITCHEN OPTIONS
Add light rail to kitchen cabinets
Upgrade crown molding in kitchen to cove
Subway tile backsplash in Kitchen, tile to be on window return
Double trash can pull out in Kitchen
Upgrade appliances to Black/Stainless Combination
Kitchen cabinets to be Shaker style, painted white
Master and main bath vanity cabinets to be Shaker style, painted white
Granite in kitchen with Granite finishing into window at sink
FLOORING OPTIONS
Tile in Laundry Room
Tile in Main Bath
Hardwood in Dining Room
Hardwood in Family Room
Hardwood Kitchen
Hardwood Entry
Tile in Master Bathroom